

MORTGAGE

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THIS MORTGAGE is made this 12th day of November, 1984, between the Mortgagor, William Carter Link and Earline Evelyn Link, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of ten thousand one hundred fifty-two and 37/100 Dollars, which indebtedness is evidenced by Borrower's note dated November 12, 1984, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on November 30, 1986;

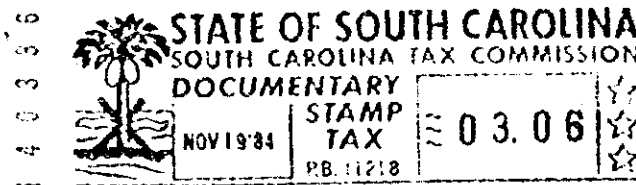
TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina.

All that certain piece, parcel or lot of land, situate, lying and being in the County of Greenville, State of South Carolina, being known and designated as Lot 20 on a plat of Sheffield Forest recorded in the RMC Office for Greenville County in Plat Book AAA, at page 47, having according to said plat the following metes and bounds, to-wit:

Beginning at a point on the south side of Confederate Avenue, joint front corner of Lots 20 and 18 and running thence along the common line of said lots S. 6-00 E. 150 feet to a point; thence S. 84-00 W. 100 feet to a point; thence along the line of Lot 19 N. 6-00 W. 150 feet to a point on the south side of Confederate Avenue; thence along the south side of Confederate Avenue N. 84-00 E. 100 feet to the point of beginning.

DERIVATION: This is the same property conveyed by Judith C. Franzen and R. C. Franzen to William Carter Link and Earline Evelyn Link recorded in the R.M.C. office for Greenville County in Book 860, page 462, dated January 22, 1969.

This is a second mortgage and is junior in lien only to that mortgage given to Carolina National Mortgage Investment Co., Inc. and assumed by William Carter Link and Earline Evelyn Link covering the subject property in the original sum of 16,500.00, recorded in the R.M.C. office for Greenville County in Book 989, page 403, date March 23, 1965.



which has the address of 705 Confederate Circle Taylors, SC 29687 (herein "Property Address");

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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